

ALONY-HETZ PROPERTIES & INVESTMENTS LTD.

Company registration number: 520038506

To: Israel Securities Authority
To: Tel Aviv Stock Exchange Ltd. (TASE)

Form Number: T089 (Public)

Filed with MAGNA: 18/11/2025

Reference: 2025-01-088380

Immediate Report on Interest Payment

Explanation: This report is intended for reporting interest whose value was not set in the payment schedule, such as in cases of floating interest, interest set in an arrangement, or interest due to early redemption.

Reference numbers for past related reports: _____, _____, _____.

- On **30/11/2025**, interest at a rate of **1.6804** will be paid.
- The interest is **not** a first interest payment.
- The interest relates to the period beginning **31/08/2025** and ending **29/11/2025**.

The interest paid is calculated based on an annual rate of **6.74%**.
- The record date (ex-date): **24/11/2025**
- Tax rate to be withheld at source: Individual tax **15%**, Company tax **23%**

If the interest stems from various sources, the tax rate is the weighted rate. Please describe the composition of the interest sources in percentages.

6. Details by security:

Eligible Security Number	Security Name	Interest Amount per Security (before linkage)	Linkage	Interest Currency	Payment Currency	Representative Rate Date	Individual Tax %	Company Tax %
3900362	BONDS (Series 10)	0.016804	None	NIS	NIS	_____	15	23

Explanation:

1. The interest amount to be paid must be indicated with up to 7 decimal places for payment in NIS and up to 5 decimal places for payment in another currency.
2. The representative rate is published in the afternoon. Therefore, the known representative rate for any given day is of the previous day.

This report is signed by Oren Frenkel, Chief Financial Officer.

The company’s securities are traded on the Tel Aviv Stock Exchange.

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Date of form structure update: 15/07/2025